



**COUNTY OF DURHAM, NORTH CAROLINA  
BOARD OF COMMISSIONERS  
Agenda Action Form**

**ITEM: Public Hearing—Zoning Map Change—751 Assemblage (Z0800003)**

**DATE OF BOC MEETING: June 23, 2010**

**REQUEST FOR BOARD ACTION:** To approve a request for a zoning map change for a 166.8-acre site located at 9414 NC 751 Highway, on the west side of NC 751 Highway, south of Chancellor's Ridge Drive and opposite Fayetteville Road. Less than one acre of the site is on the east side of NC 751 Highway. Request: PDR 0.220 and RR; F/J-B (partial), F/J-A (partial) to MU(D) and RR(D); F/J-B (partial), F/J-A (partial).

To adopt as support for its action on the proposed zoning map change the determinations that the action is consistent with the *Comprehensive Plan* and is reasonable and in the public interest in light of information presented in the public hearing and in the accompanying agenda materials; or

Alternatively, in the event that a motion to approve the item fails, the Commissioners adopt as support for their actions on the proposed zoning map change the determination that, notwithstanding its consistency with the *Comprehensive Plan*, the request is neither reasonable nor in the public interest in light of information presented in the public hearing and in the accompanying agenda materials.

Staff Recommendation: Staff recommends approval, based on consistency with the *Comprehensive Plan*, and considering the information provided in this report.

Planning Commission Recommendation and Vote: Denial with additional committed elements, 11-1 on April 13, 2010. The Planning Commission finds that the ordinance request is not consistent with the adopted *Comprehensive Plan*. The Commission believes the request is not reasonable nor in the public interest and recommends denial based on inadequate transportation infrastructure, inconsistency with neighboring land uses, concerns regarding impacts on the environment, and opposition from the community.

**RESOURCE PERSON(S):** Steven L. Medlin, AICP, City-County Planning Director, and Amy Wolff, Planner

**COUNTY MANAGER'S RECOMMENDATION:** The Manager recommends that the Board conduct a public hearing on the proposed zoning map change and approve it, if appropriate, based on the comments received.

County Manager: \_\_\_\_\_

Motion      Yes      No

- ( ) Approved  
( ) Denied

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